

IN RE: PETITION FOR ADMIN. VARIANCE

\*

BEFORE THE

N/S Forge Acre Drive, 90 ft. NE

Of the c/l of the landscape circle

\*

ZONING COMMISSIONER

4718 Forge Acre Drive

11<sup>th</sup> Election District

\*

OF BALTIMORE COUNTY

5<sup>th</sup> Councilmanic District

Thomas Edward Krasnodemski, et ux

\*

CASE NO. 99-268-A

Petitioners

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Zoning Commissioner as an administrative variance filed by Thomas Edward Krasnodemski and Margie Krasnodemski, his wife, property owners, for that property known as 4718 Forge Acre Drive in the Perry Hall Farms subdivision of Baltimore County. The Petitioners herein seek a variance from Section 504 of the Baltimore County Zoning Regulations (BCZR) and V.B.6.b of the Comprehensive Manual of Development Policies to allow a window to side yard setback of 5 ft., in lieu of the minimum required 15 ft., in a D.R.5.5 zone. The subject property and requested relief are more particularly described on Petitioners' Exhibit No. 1, the plat to accompany the Petition. for Variance.

The Petitioners having filed a Petition for Residential Variance and the subject property having been posted, and there being no request for a public hearing, a decision shall be rendered based upon the documentation presented.

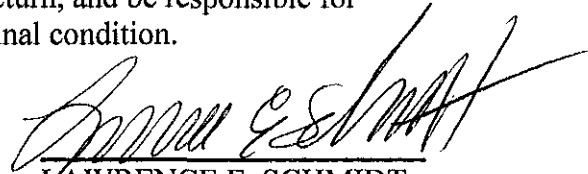
The Petitioners have filed the supporting affidavits required by Section 26-127 (b)(1) of the Baltimore County Code. Based upon the information available, there is no evidence in the file to indicate that the requested variance would adversely affect the health, safety or general welfare of the public and should therefore be granted. In the opinion of the Zoning Commissioner, the information, photographs, and affidavits submitted provide sufficient facts that comply with the requirements of Section 307.1 of the B.C.Z.R. Furthermore, strict compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the BCZR, and for the reasons given above, the requested variance should be granted.

DATE RECORDED FOR FILING  
1/23/99  
J. J. [Signature]  
[Signature]  
[Signature]

THEREFORE, IT IS ORDERED by the Zoning Commissioner for Baltimore County, this 23rd day of February 1999, that the Petition for an Administrative Variance from Section 504 of the Baltimore County Zoning Regulations (BCZR), and V.B.6.b of the Comprehensive Manual of Development Policies, to allow a window to side yard setback of 5 ft., in lieu of the minimum required 15 ft., in a D.R.5.5 zone, be and is hereby GRANTED, subject, however, to the following restriction which are conditions precedent to the relief granted herein:

1. The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30 day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the Petitioners would be required to return, and be responsible for returning, said property to its original condition.



LAWRENCE E. SCHMIDT  
ZONING COMMISSIONER FOR  
BALTIMORE COUNTY

LES:mmn

ORDER RECEIVED FOR FILING

Date

By

2/23/99  
[Signature]



Baltimore County  
Zoning Commissioner  
Office of Planning

Suite 405, County Courts Bldg.  
401 Bosley Avenue  
Towson, Maryland 21204  
410-887-4386

February 23, 1999

Mr. and Mrs. Thomas E. Krasnodemski  
4718 Forge Acre Drive  
Perry Hall, Maryland 21128

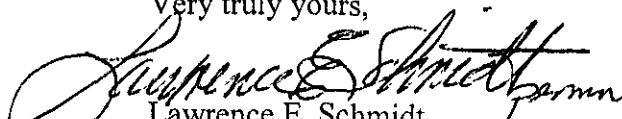
RE: Petition for Variance  
Case No. 99-268-A  
Property: 4718 Forge Acre Drive

Dear Mr. and Mrs. Krasnodemski:

Enclosed please find the decision rendered in the above captioned case. The Petition for Variance has been granted, with restriction, in accordance with the attached Order.

In the event the decision rendered is unfavorable to any party, please be advised that any party may file an appeal within thirty (30) days from the date of the Order to the County Board of Appeals. If you require additional information concerning filing an Appeal, please feel free to contact our Appeals Clerk at AC-410-887-3391.

Very truly yours,

  
Lawrence E. Schmidt  
Zoning Commissioner

LES:mmn  
Encl.





# Petition for Administrative Variance

## to the Zoning Commissioner of Baltimore County

for the property located at 4718 Forge Acre Drive  
which is presently zoned DR-5.5

This Petition shall be filed with the Department of Permits and Development Management. The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 504 (V.B. 6.6., C.M.D.P.) TO

allow a window to side yard setback of 5 ft. in lieu of the minimum required 15 ft.

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County, for the reasons indicated on the back of this petition form.

Property is to be posted and advertised as prescribed by the zoning regulations.

I, or we, agree to pay expenses of above Variance, advertising, posting, etc. and further agree to and are to be bounded by the zoning regulations and restrictions of Baltimore County adopted pursuant to the zoning law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

### Contract Purchaser/Lessee:

Name - Type or Print \_\_\_\_\_  
Signature \_\_\_\_\_  
Address \_\_\_\_\_ Telephone No. \_\_\_\_\_  
City \_\_\_\_\_ State \_\_\_\_\_ Zip Code \_\_\_\_\_

### Attorney For Petitioner:

Name - Type or Print \_\_\_\_\_  
Signature \_\_\_\_\_  
Company \_\_\_\_\_  
Address \_\_\_\_\_ Telephone No. \_\_\_\_\_  
City \_\_\_\_\_ State \_\_\_\_\_ Zip Code \_\_\_\_\_

### Legal Owner(s):

Name - Type or Print Thomas Edward Krasnodemski  
Signature Thomas Edward Krasnodemski  
Name - Type or Print Margie Kirschner-Krasnodemski  
Signature Margie Kirschner-Krasnodemski  
Address 4718 Forge Acre Drive (410) 529-0399  
City Perry Hall, Maryland Zip Code 21128

### Representative to be Contacted:

Name Margie Kirschner-Krasnodemski  
Address 4718 Forge Acre Drive (410) 529-0399  
City Perry Hall Maryland Zip Code 21128

A Public Hearing having been formally demanded and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this \_\_\_\_\_ day of \_\_\_\_\_ that the subject matter of this petition be set for a public hearing, advertised, as required by the zoning regulations of Baltimore County and that the property be reposted.

\_\_\_\_\_  
Zoning Commissioner of Baltimore County

CASE NO. 99-268-A

Reviewed By [Signature] Date 1-19-99

Estimated Posting Date 1-31-99

REC 9/15/98

# Affidavit in Support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows: That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at \_\_\_\_\_  
Address 4718 Forge Acre Drive  
City Perry Hall, MD State 21128 Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address (indicate hardship or practical difficulty):

1. Our property is unusual due to the two houses that are built on the left side of our property. Most of other houses are on regular square lots with houses built on either side of them. This prohibited our builder from putting two windows in the dining room where the original floor plan shows they should be. All of the other houses that are the same floor plan as ours has the windows in the dining room. I feel that this ~~de~~-values our house.
2. Our property is peculiar because of the two houses that are built along the side of our property. The nearest house is over 60 feet away and there is only a private driveway that leads to the rear side houses. I feel that because there are no other houses close to where we want to put the windows and that there is only a private driveway between us, this does not cause a privacy issue.
3. The light is not adequate for the front of the house without the dining room windows. The house is dark and there is not enough light for 2 rooms, a foyer, and a hallway. The original floor plan calls for the two windows to be in the dining room probably due to the lack of light.
4. I want to save on energy costs by opening the windows. However, there is only one double window that can be opened for the entire front portion of the house.

That the Affiant(s) acknowledge(s) that if a formal demand is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Thomas Krasnodemski  
Signature  
Thomas Krasnodemski  
Name - Type or Print

Margie Kirschner-Krasnodemski  
Signature  
Margie Kirschner-Krasnodemski  
Name - Type or Print

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 9th day of January, 1999, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Thomas Krasnodemski & Margie Kirschner-Krasnodemski  
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal

1/9/99  
Date

Julie Fieravante Balto. Co.  
Notary Public  
My Commission Expires 12/01/01

# Affidavit in Support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows: That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at 4718 Forge Acre Drive  
Address \_\_\_\_\_  
Perry Hall, MD 21128  
City \_\_\_\_\_ State \_\_\_\_\_ Zip Code \_\_\_\_\_

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address (indicate hardship or practical difficulty):

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That the Affiant(s) acknowledge(s) that if a formal demand is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Thomas Krasnodemski  
Signature \_\_\_\_\_  
Thomas Krasnodemski  
Name - Type or Print \_\_\_\_\_

Margie Kirschner-Krasnodemski  
Signature \_\_\_\_\_  
Margie Kirschner-Krasnodemski  
Name - Type or Print \_\_\_\_\_

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 9th day of January, 1999, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Thomas Krasnodemski and Margie Kirschner-Krasnodemski  
the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal

1/9/99  
Date \_\_\_\_\_

Balto. Co.  
Julie Fioravante  
Notary Public \_\_\_\_\_  
My Commission Expires 12/01/01



# Petition for Administrative Variance

## to the Zoning Commissioner of Baltimore County

for the property located at 4718 Forge  
which is presently zoned DR-5.5

This Petition shall be filed with the Department of Permits and Development Management. The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 504 (VB 6.6, CMDP) to allow a window to side yard setback of 5 ft, in lieu of the minimum required 15 ft.

of the zoning regulations of Baltimore County, to the zoning law of Baltimore County, for the reasons indicated on the back of this petition form.

Property is to be posted and advertised as prescribed by the zoning regulations.

I, or we, agree to pay expenses of above Variance, advertising, posting, etc. and further agree to and are to be bounded by the zoning regulations and restrictions of Baltimore County adopted pursuant to the zoning law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

### Contract Purchaser/Lessee:

Name - Type or Print \_\_\_\_\_  
Signature \_\_\_\_\_  
Address \_\_\_\_\_ Telephone No. \_\_\_\_\_  
City \_\_\_\_\_ State \_\_\_\_\_ Zip Code \_\_\_\_\_

### Attorney For Petitioner:

Name - Type or Print \_\_\_\_\_  
Signature \_\_\_\_\_  
Company \_\_\_\_\_  
Address \_\_\_\_\_ Telephone No. \_\_\_\_\_  
City \_\_\_\_\_ State \_\_\_\_\_ Zip Code \_\_\_\_\_

### Legal Owner(s):

~~Thomas Edward Krasnodemski~~  
Name - Type or Print \_\_\_\_\_  
Thomas Edward Krasnodemski  
Signature \_\_\_\_\_  
Margie Kirschner-Krasnodemski  
Name - Type or Print \_\_\_\_\_  
Margie Kirschner-Krasnodemski  
Signature \_\_\_\_\_  
4718 Forge Acre Drive (410) 529-0399  
Address \_\_\_\_\_ Telephone No. \_\_\_\_\_  
Perry Hall, Maryland 21128  
City \_\_\_\_\_ State \_\_\_\_\_ Zip Code \_\_\_\_\_

### Representative to be Contacted:

Margie Kirschner-Krasnodemski  
Name \_\_\_\_\_  
4718 Forge Acre Drive (410) 529-0399  
Address \_\_\_\_\_ Telephone No. \_\_\_\_\_  
Perry Hall, Maryland 21128  
City \_\_\_\_\_ State \_\_\_\_\_ Zip Code \_\_\_\_\_

A Public Hearing having been formally demanded and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this \_\_\_\_\_ day of \_\_\_\_\_ that the subject matter of this petition be set for a public hearing, advertised, as required by the zoning regulations of Baltimore County and that the property be reposted.

\_\_\_\_\_  
Zoning Commissioner of Baltimore County

CASE NO. 99-268-A

REV 9/15/98

Reviewed By [Signature] Date 1-19-99  
Estimated Posting Date 1-31-99

Zoning Description For 4718 Forge Acre Drive

Beginning at a point on the north side of Forge Acre Drive which is 30 feet wide at the distance of 90 feet north east of the centerline of the nearest improved intersecting street Forge Acre Drive and the landscape circle which is 50 feet wide. Being Lot #86, Block--, Section #2 in the subdivision of Perry Hall Farms as recorded in Baltimore County Plat Book #69, Folio # 59, containing 9533 square feet. Also known as 4718 Forge Acre Drive and located in the 11th Election District, 5th Councilmanic District

268

**99-268-A**



BALTIMORE COUNTY, MARYL  
OFFICE OF BUDGET & FINANCE  
MISCELLANEOUS RECEIPT

268  
JACM No. 062347

DATE 1-19-99 ACCOUNT R-201-6150  
AMOUNT \$ 50.00

RECEIVED FROM: Margie Krasnodemski

FOR: Residential Variance Filing Fee  
# 4718 Forge Ave DR

DISTRIBUTION  
WHITE - CASHIER      PINK - AGENCY      YELLOW - CUSTOMER

PAID RECEIPT  
PROCESS ACTUAL DATE  
1/19/99 1/19/99 062347  
REF. MS06 CASHIER AMEL WILK DRWOLF  
5 MISCELLANEOUS CASH RECEIPT  
RECEIVED BY 062347 10-1-99  
CR. NO. 062347  
50.00 CHECK: FR  
Baltimore County, Maryland

99-268-A

CASHIER'S VALIDATION

CERTIFICATE OF POSTING

RE: CASE # 99-268-A

PETITIONER/DEVELOPER:  
(Thomas Krasnodemski)  
DATE OF CLOSING  
(Feb. 16 1999)

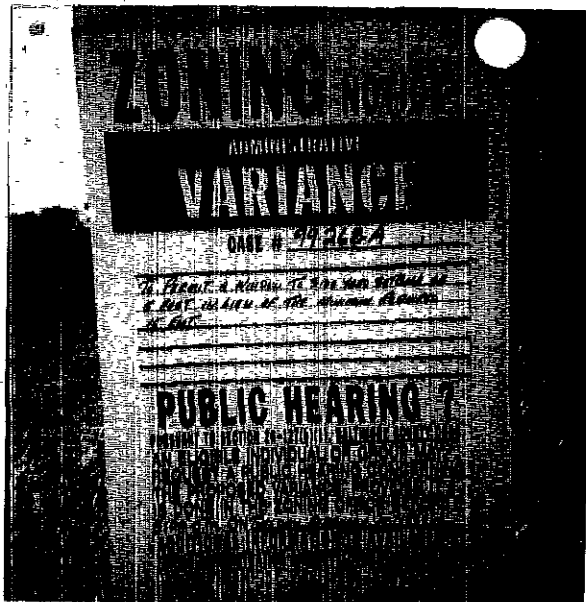
Baltimore County Department of  
Permits and Development Management  
County Office Building, Room 111  
111 West Chesapeake Ave.  
Towson, Maryland 21204

ATTENTION : MS. GWENDOLYN STEPHENS

LADIES AND GENTLEMEN:

This letter is to certify under the penalties of perjury that the necessary  
sign(s) required by law were posted conspicuously on the property located at  
4718 Forge Acre Drive Baltimore, Maryland 21128\_\_\_\_\_

The sign(s) were posted on \_\_\_\_\_ 1-29-99 \_\_\_\_\_  
Month, Day, Year}



Sincerely,

  
(Signature of Sign Poster & Date)

\_\_\_\_ Thomas P. Ogle, Sr. \_\_\_\_\_

\_\_\_\_ 325 Nicholson Road \_\_\_\_\_

\_\_\_\_ Baltimore, Maryland 21221 \_\_\_\_\_

\_\_\_\_ (410)-687-8405 \_\_\_\_\_  
(Telephone Number)

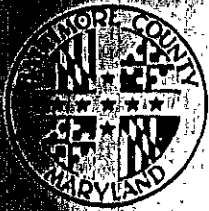
**ADMINISTRATIVE VARIANCE INFORMATION SHEET AND DATES**Case Number 99- 268 -A Address 4718 Forge Acre DR.Contact Person: John Sullivan Phone Number: 410-887-3391  
Planner, Please Print Your NameFiling Date: 1-19-99 Posting Date: 1-31-99 Closing Date: 2-15-99

Any contact made with this office regarding the status of the administrative variance should be through the contact person (planner) using the case number.

1. **POSTING/COST:** The petitioner must use one of the sign posters on the approved list (on the reverse side of this form) and the petitioner is responsible for all printing/posting costs. Any reposting must be done only by one of the sign posters on the approved list and the petitioner is again responsible for all associated costs. The zoning notice sign must be visible on the property on or before the posting date noted above. It should remain there through the closing date.
2. **DEADLINE:** The closing date is the deadline for an occupant or owner within 1,000 feet to file a formal request for a public hearing. Please understand that even if there is no formal request for a public hearing, the process is not complete on the closing date.
3. **ORDER:** After the closing date, the file will be reviewed by the zoning or deputy zoning commissioner. He may: (a) grant the requested relief; (b) deny the requested relief; or (c) order that the matter be set in for a public hearing. You will receive written notification (typically within 7 to 10 days of the closing date) as to whether the petition has been granted, denied, or will go to public hearing. The order will be mailed to you by First Class mail.
4. **POSSIBLE PUBLIC HEARING AND REPOSTING:** In cases that must go to a public hearing (whether due to a neighbor's formal request or by order of the zoning or deputy zoning commissioner), notification will be forwarded to you. The sign on the property must be changed giving notice of the hearing date, time and location. As when the sign was originally posted, certification of this change and a photograph of the altered sign must be forwarded to this office.

(Detach Along Dotted Line)

**Petitioner: This Part of the Form is for the Sign Poster Only****USE THE ADMINISTRATIVE VARIANCE SIGN FORMAT**Case Number 99- 268 -A Address 4718 Forge Acre DR.Petitioner's Name Thomas E. Krasnodemski Telephone <sup>(410)</sup> 529-0399Posting Date: 1-31-99 Closing Date: 2-15-99Wording for Sign: To Permit a window to side yard setbacks of 5 ft. in  
lieu of the minimum required 15 ft.



Baltimore County  
Department of Permits and  
Development Management

Development Processing  
County Office Building  
111 West Chesapeake Avenue  
Towson, Maryland 21204

ZONING HEARING ADVERTISING AND POSTING REQUIREMENTS & PROCEDURES

Baltimore County zoning regulations require that notice be given to the general public/neighbor property owners relative to property which is the subject of an upcoming zoning hearing. For those petitions which require a public hearing, this notice is accomplished by posting a sign on the property (responsibility of which, lies with the petitioner/applicant) and placement of a notice in at least one newspaper of general circulation in the County.

This office will ensure that the legal requirements for advertising are satisfied. However, the petitioner is responsible for the costs associated with this requirement.

Billing for legal advertising, due upon receipt, will come from and should be remitted directly to the newspaper.

NON-PAYMENT OF ADVERTISING FEES WILL STAY ISSUANCE OF ZONING ORDER.

\_\_\_\_\_  
ARNOLD JABLON, DIRECTOR

-----  
For newspaper advertising:

Item No.: 99-2687

Petitioner: Margie + Thomas Krasnodemski

Location: \_\_\_\_\_

PLEASE FORWARD ADVERTISING BILL TO:

NAME: Margie Krasnodemski

ADDRESS: 4718 Forge Acre Drive

Perry Hall, Maryland 21228

PHONE NUMBER: (410) 529-0399

AJ:ggs

(Revised 09/24/96)



Baltimore County  
Department of Permits and  
Development Management

Development Processing  
County Office Building  
111 West Chesapeake Avenue  
Towson, Maryland 21204  
pdmlandacq@co.ba.md.us

February 16, 1999

Mr. & Mrs. Thomas Krasnodemski  
4718 Forge Acre Drive  
Perry Hall, MD 21128

RE: Item No.: 268  
Case No.: 99-268-A  
Location: 4718 Forge Acre Drive

Dear Mr. & Mrs. Krasnodemski:

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM), on January 19, 1999.

The Zoning Advisory Committee (ZAC), which consists of representatives from several Baltimore County approval agencies, has reviewed the plans that were submitted with your petition. All comments submitted thus far from the members of the ZAC are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to ensure that all parties (zoning commissioner, attorney, petitioner, etc.) are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case. All comments will be placed in the permanent case file.

If you need further information or have any questions regarding these comments, please do not hesitate to contact the commenting agency.

Very truly yours,

A handwritten signature in black ink, reading "W. Carl Richards, Jr." with a stylized flourish at the end.

W. Carl Richards, Jr.  
Zoning Supervisor  
Zoning Review

WCR:ggs

Enclosures

Come visit the County's Website at [www.co.ba.md.us](http://www.co.ba.md.us)



BALTIMORE COUNTY, MARYLAND  
DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT  
INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director  
Permits and Development Management

DATE: 2-8-99

FROM: R. Bruce Seeley, Project Manager *RB Seeley*  
Development Coordination  
DEPRM

SUBJECT: Zoning Advisory Committee

Distribution Meeting Date: 2/1/99

The Department of Environmental Protection and Resource Management has  
**no comments** for the following Zoning Advisory Committee Items:

Item #'s:

268

269

270

271

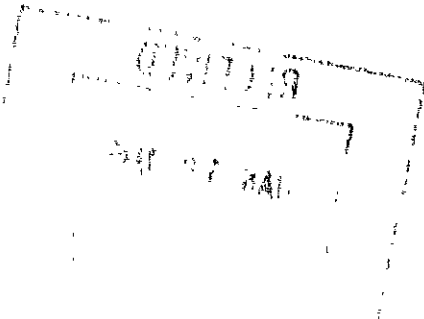
272

273

274

275

276





**Baltimore County  
Fire Department**

700 East Joppa Road  
Towson, Maryland 21286-5500  
410-887-4500

January 28, 1999

Arnold Jablon, Director  
Zoning Administration and Development Management  
Baltimore County Office Building  
Towson, MD 21204  
MAIL STOP 1105

RE: Property Owner: SEE BELOW

Location: DISTRIBUTION MEETING OF February 1, 1999

Item No.: See Below

Zoning Agenda:

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

8. The Fire Marshal's Office has no comments at this time,  
IN REFERENCE TO THE FOLLOWING ITEM NUMBERS:

268 269, 270, 271, 272, 273, 274, 275, 276, and 277

REVIEWER: LT. ROBERT P. SAUERWALD

Fire Marshal Office, PHONE 887-4881, MS-1102F

cc: File

Come visit the County's Website at [www.co.ba.md.us](http://www.co.ba.md.us)



Printed with Soybean Ink  
on Recycled Paper



**Maryland Department of Transportation**  
**State Highway Administration**

Parris N. Glendening  
Governor

John D. Porcari  
Secretary

Parker F. Williams  
Administrator

Date: 1.26.99

Ms. Gwen Stephens  
Baltimore County Office of  
Permits and Development Management  
County Office Building, Room 109  
Towson, Maryland 21204

RE: Baltimore County  
Item No. 268

JJS

Dear Ms Stephens:

This office has reviewed the referenced item and we have no objection to approval as it does not access a State roadway and is not affected by any State Highway Administration projects.

Should you have any questions regarding this matter, please contact Larry Gredlein at 410-545-5606 or by E-mail at (lgredlein@sha.state.md.us).

Very truly yours,

*fw*

Michael M. Lenhart, Acting Chief  
Engineering Access Permits Division

My telephone number is \_\_\_\_\_

Maryland Relay Service for Impaired Hearing or Speech  
1-800-735-2258 Statewide Toll Free

Mailing Address: P.O. Box 717 • Baltimore, MD 21203-0717  
Street Address: 707 North Calvert Street • Baltimore, Maryland 21202



B A L T I M O R E   C O U N T Y,   M A R Y L A N D

INTEROFFICE CORRESPONDENCE

TO:        Arnold Jablon, Director  
            Department of Permits & Development  
            Management

Date:   February 10, 1999

FROM:   *pub* Robert W. Bowling, Supervisor  
            Bureau of Developer's Plans Review

SUBJECT:   Zoning Advisory Committee Meeting  
            for February 8, 1999  
            Item Nos. 268 269, 274, 276, and 277

The Bureau of Developer's Plans Review has reviewed the subject zoning items, and we have no comments.

RWB:HJO:jrb

cc:   File

**BALTIMORE COUNTY, MARYLAND**

**INTER-OFFICE CORRESPONDENCE**

**TO:** Arnold Jablon, Director  
Department of Permits  
and Development Management

**Date:** February 2, 1999

**FROM:** Arnold F. 'Pat' Keller, III, Director  
Office of Planning

**SUBJECT:** Zoning Advisory Petitions

The Office of Planning has no comment on the following petition (s):  
Item No (s): 262, 265, 268, 269, 274, and 276

If there should be any questions or this office can provide additional information, please contact Jeffrey Long in the Office of Planning at 410-887-3480.

Section Chief: Jeffrey W Long

AFK/JL

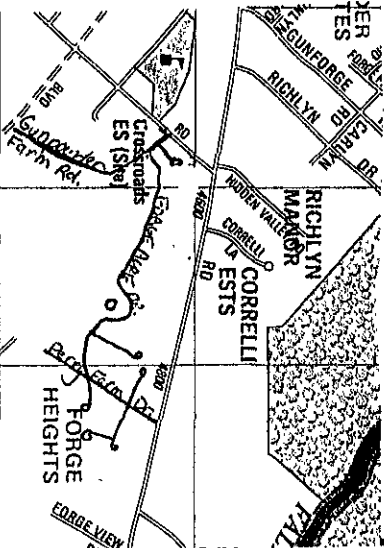
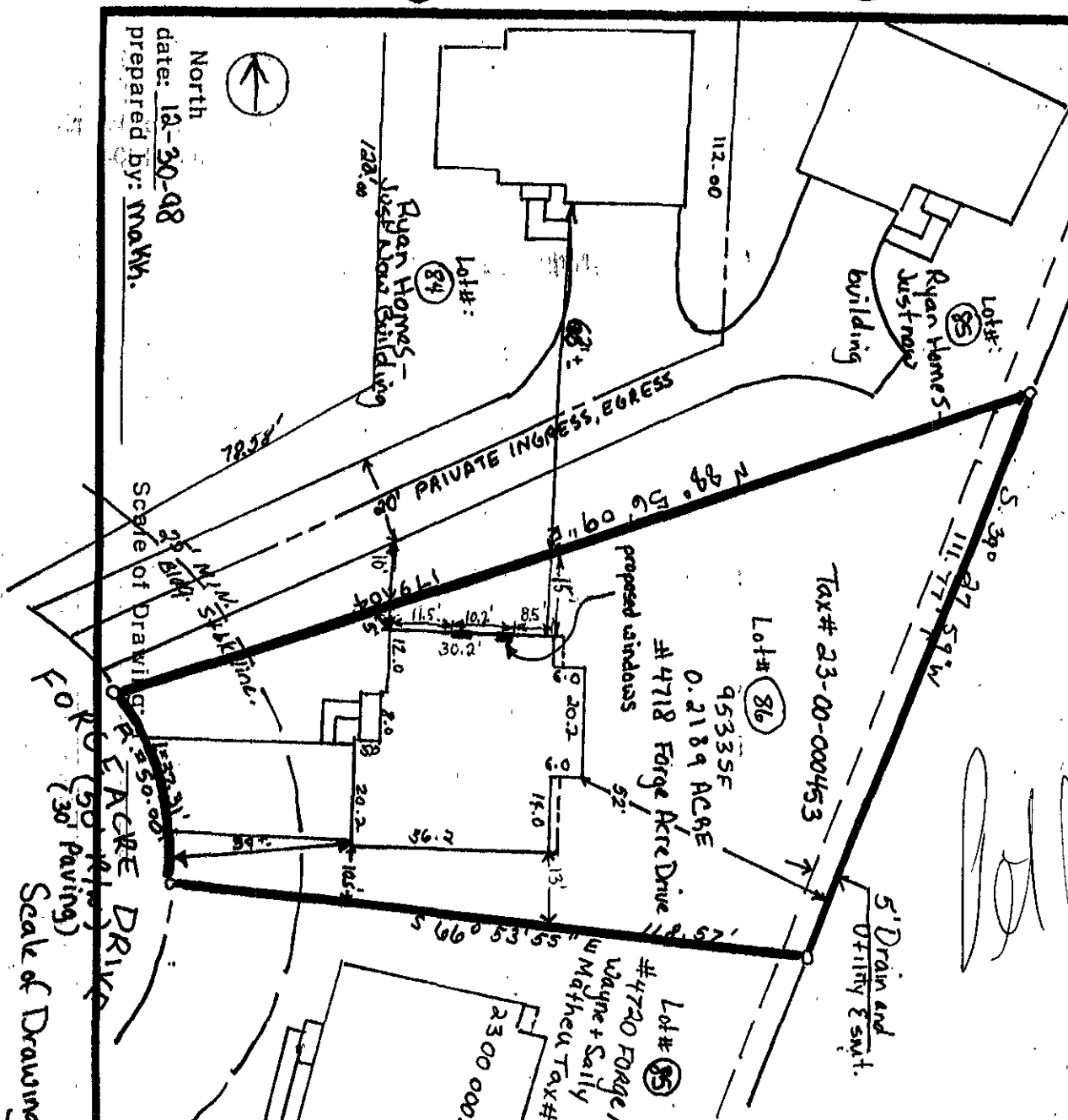
☒ Variance ☐ Special Hearing

see pages 5 & 6 of the JE

Subdivision name: Percy Hall Farms

plat book# 69, folio# 59, lat# 86, section# 2

OWNER: Thomas & Margie Krasnodemski

**LOCATION INFORMATION**

Election District: 11th

Councilmanic District: 54h

1"=200' scale map#: NE 11-I

Zoning: *DR-5.5*

Plot size: 0.2189 9533 Sf.

acreage      square feet

76

SEWER: ☒ public ☐ private

WATER: ☒

Local Area: ☐

2

**Zoning Office USE ONLY!**

reviewed by:	ITEM #:	CASE#:

CASE#:

268

8

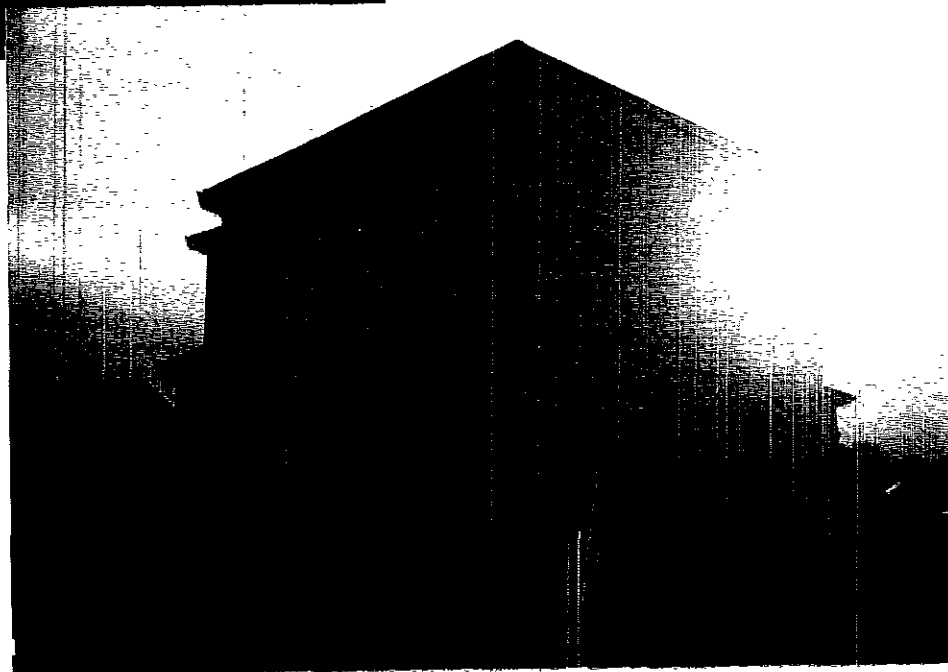
99-268-A

# 99-268-A

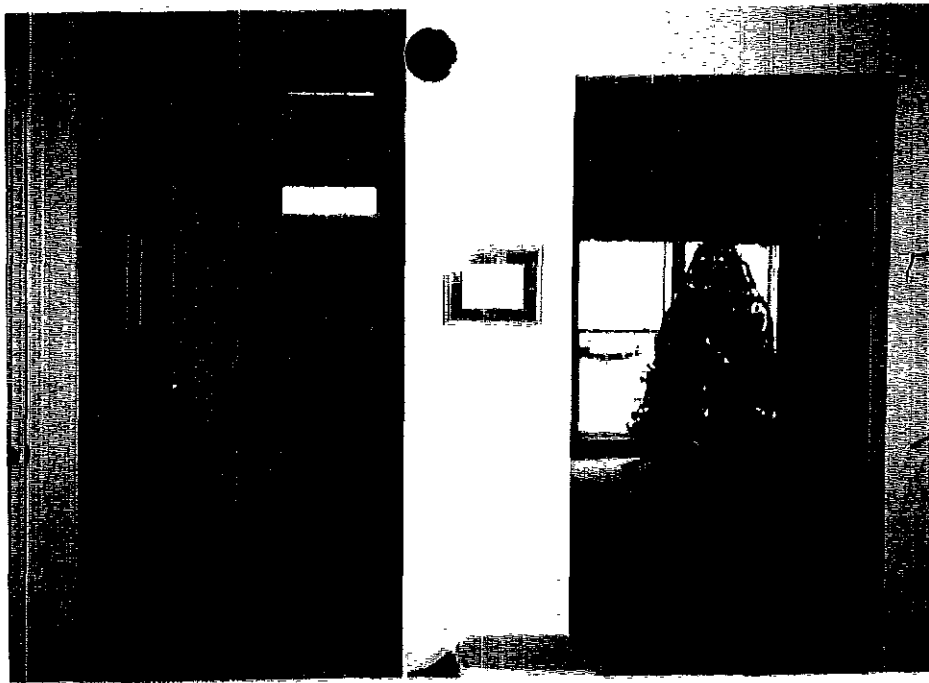
X



X = Proposed windows



99-268-A

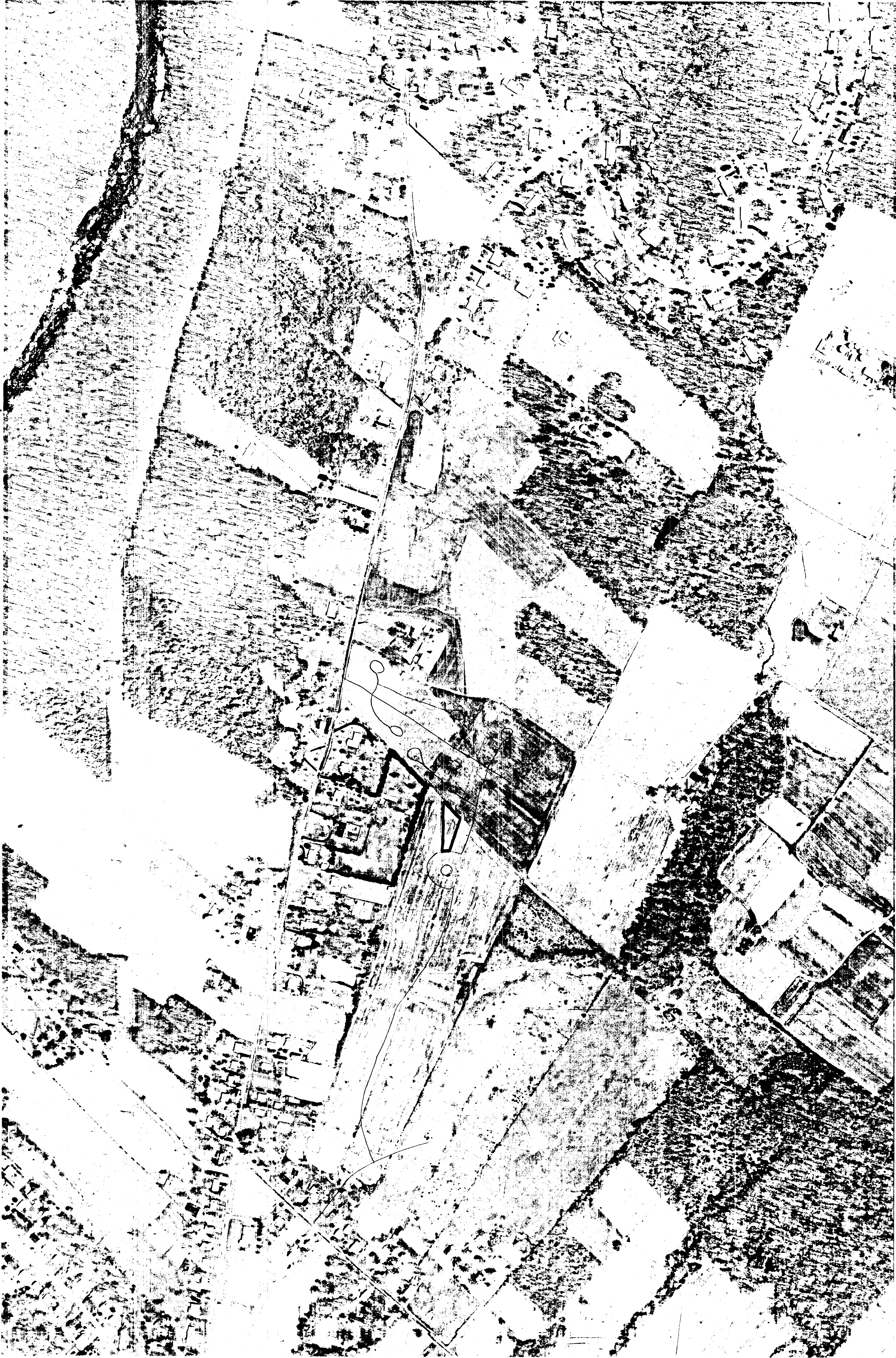


# 99-268-A



99-268-A

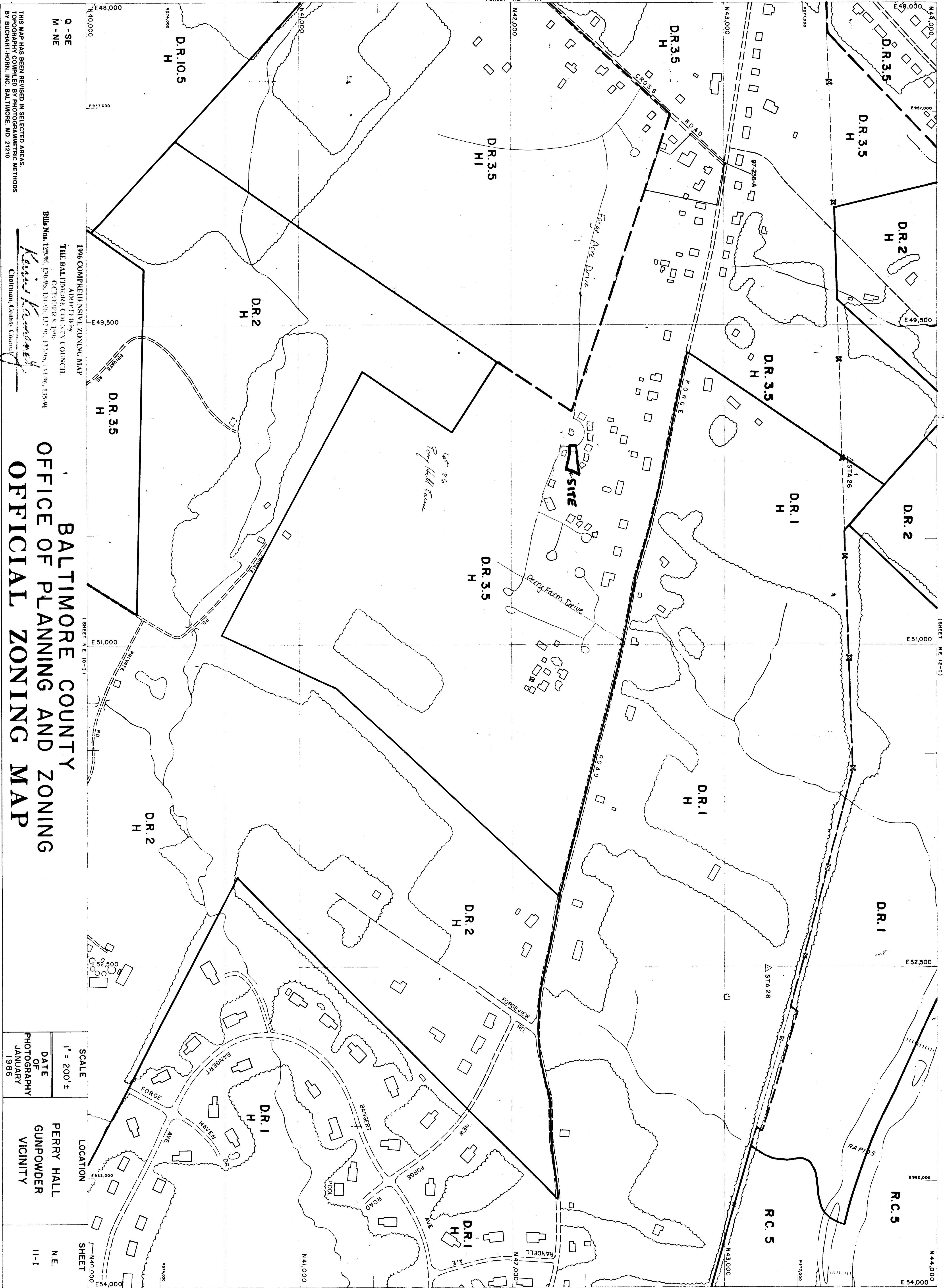




BALTIMORE COUNTY  
OFFICE OF PLANNING AND ZONING  
PHOTOGRAPHIC MAP

SCALE	LOCATION	SHEET
1" = 200' ±	PERRY HALL GUNPOWDER VICINITY	NE. II-1
DATE OF PHOTOGRAPHY JANUARY 1986		





499-2687

4718 Forge Acre Drive